

Board Agenda Item
August 5, 2002

4:00 p.m. Item - SE-2002-DR-005 - John Hand II, Alexander Mateer & Victoria Hand
Dranesville District

On Thursday, July 25, 2002, the Planning Commission voted unanimously
(Commissioners Hall, Kelso, Koch and Smyth absent from the meeting) to recommend
the following actions to the Board of Supervisors:

- Approval of SE-2002 DR-005, subject to the development conditions dated July 25, 2002;
- Waiver of the requirement for one acre of open space with a width greater than 50 feet be provided outside of the floodplain; and
- Waiver of the street light requirement.

Planning Commission Meeting
July 25, 2002
Verbatim Excerpt

SE-2002-DR-005 - JOHN MILTON COLTON HAND II, ALEXANDRA H. MATEER AND
VICTORIA B. HAND

After Close of the Public Hearing

Chairman Murphy: Public hearing is closed. Recognize Ms. DuBois.

Commissioner DuBois: Thank you, Mr. Chairman. I can assure you that this will be a lot briefer than the previous one. I do have one letter here to enter into the record. It was from Frank Crandall, who was the Dranesville member of EQAC. I have given it to the Clerk, but I will just say that he says in short that: "This project as proposed can and should serve the Commission as a model of what development thoughtfully conducted can and should be in this County. I strongly urge your full support of this application." And Frank is our watchdog for the environment in Dranesville. Before I move the approval, which I intend to do, I would like to remind Ms. Johnson that the conditions do not have the rain garden maintenance agreement attached. We have to have that there. And Linda is not even here.

Ms. Leslie Johnson: I forgot to add it to the new version, but it will be there before we send it to the Board.

Commissioner DuBois: Therefore, Mr. Chairman, I MOVE THE PLANNING COMMISSION RECOMMEND APPROVAL OF SE-2002-DR-005, SUBJECT TO THE DEVELOPMENT CONDITIONS DATED JULY 25, 2002.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Is there a discussion of the motion? All those in favor of the motion to recommend to the Board of Supervisors that it approve SE-2002-DR-005, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries.

Commissioner DuBois: Mr. Chairman, I MOVE THAT THE PLANNING COMMISSION RECOMMEND APPROVAL OF A WAIVER OF THE CLUSTER SUBDIVISION REQUIREMENT THAT ONE ACRE OF OPEN SPACE WITH A WIDTH GREATER THAN 50 FEET BE PROVIDED OUTSIDE THE FLOODPLAIN.

Commissioner Byers and Wilson: Second.

Chairman Murphy: Seconded by Mr. Byers and Ms. Wilson. Is there a discussion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries.

Commissioner DuBois: In addition, Mr. Chairman, concerns have been raised by the adjacent homeowners concerning the placement of a street light on Ballantrae Lane at the entrance of the proposed subdivision. There are no street lights currently on Ballantrae Lane and the Public Facilities Manual may require a street light at the entrance to the subdivision on Ballantrae Lane. To ensure consistency with the existing conditions in that neighborhood, I MOVE THAT THE PLANNING COMMISSION RECOMMEND THAT THE BOARD DIRECT THE DIRECTOR OF THE DEPARTMENT OF PUBLIC WORKS AND ENVIRONMENTAL SERVICES TO WAIVE THE STREET LIGHT REQUIREMENT WHEN IT COMES TO THE BOARD.

Commissioners Byers and Wilson: Second.

Chairman Murphy: Seconded by Ms. Wilson and Mr. Byers. Discussion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries.

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(The motions carried unanimously with Commissioner Alcorn not present for the vote; Commissioners Hall, Kelso, Koch and Smyth not present for the vote.)

LBR